







A HOME THAT HAS IT ALL – LOCATION, STYLE, AND COMFORT!

WHAT A STUNNING PROPERTY! RECORD SALE OF $868,000! SOLD BY AUSTIN @ BLUE MOON PROPERTY

Welcome to 10 Archibald Crescent, Nirimba! This outstanding family home presents a rare opportunity to live in the thriving Aura estate. Seamlessly combining modern design, practicality, and convenience, this low-maintenance property is perfect for families, investors, or anyone looking for a peaceful & dynamic community lifestyle.

Set on a 350 sqm block, this home is cleverly designed to maximize space. The open-plan living area is bathed in natural light and airflow, creating a bright, airy environment ideal for both relaxation and entertaining. Ceiling fans and split system air-conditioning are installed throughout for added comfort. The spacious kitchen is a highlight, featuring a sleek 900mm gas range, a butler's walk-in pantry, and plenty of storage and bench space—making it a dream for both casual cooks and home chefs alike.

The three bedrooms are designed with comfort in mind. The master bedroom offers a generous ensuite with a double vanity, a walk-in robe, and a peaceful retreat from the hustle and bustle of family life. The additional bedrooms are fitted with built-in wardrobes, plush carpets, and share a modern family bathroom.

3 2 2 350m2

Price	SOLD for $868,000
Property Type	Residential
Property ID	11295
Land Area	350 m2

AGENT DETAILS

Austin Bellingham - 0411953866

OFFICE DETAILS

Sippy Downs
Shop 2B/1 Chancellor Village Boulevard Sippy Downs, QLD, 4556 Australia
07 5445 6500

For those who love to entertain, the covered alfresco area is perfect for weekend BBQs and outdoor dining. The large, grassed backyard provides ample space for children to play or for creating your dream outdoor oasis. With its low-maintenance design, you'll spend more time enjoying the space and less time on upkeep. Additional features include a dedicated office or multipurpose room—ideal for study or working from home. The property is also equipped with a 5,000-litre water tank, garden shed, and a double-car garage.

Features to fall in love with:

- Master bedroom with double vanity ensuite and large walk-in wardrobe
- Low-set home in the heart of Nirimba
- Additional dedicated office/multi-purpose room/ 4th Bedroom
- Fully fenced, low maintenance 350m2 block
- Spacious living & dining area, with a large alfresco space
- Well-equipped kitchen with gas appliances and a butler's pantry
- Ceiling fans throughout
- Separate Laundry Room with amble linen storage
- Split system air-conditioning throughout
- Security Screens & Doors All-Round
- Low-maintenance yard with side access, perfect for entertaining, pets, or kids
- High end features & fittings throughout

Convenience is key, with the property just minutes away from local shops, parks, schools, and sporting facilities. The stunning Caloundra beaches are only a short drive away, and easy access to major roads makes commuting to Brisbane or the Sunshine Coast a breeze.

Don't miss out on the opportunity to make 10 Archibald Crescent your new home or investment property!

Contact Austin on 0411 953 866 today to arrange an inspection and discover all the potential this exceptional property has to offer!

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.